

PLANNING DIVISION

**CERTIFICATE OF EXEMPTION**  
**FROM CRITICAL AREAS REGULATIONS**  
**EVALUATION FORM & DECISION**

**DATE OF PERMIT ISSUANCE:** May 24, 2010

**LAND USE ACTION FILE NO.:** LUA10-029, ECF, CAR

**PROJECT NAME:** Milepost 109 Stabilization Project Critical Areas Exemption

**PROJECT MANAGER:** Rocale Timmons, Associate Planner

**OWNER/APPLICANT:** Olympic Pipe Line Company  
2319 Lind Ave SW  
Renton, WA 98057

**CONTACT (if other than Owner):** Brooke Ashbury  
GeoEngineers Inc.  
600 Stewart St. Suite 1700  
Seattle, WA 98101

**PROJECT LOCATION:** Parcel #162305-9022

**CRITICAL AREA:** Stream, Steep Slopes, High Landslide Area

**PROPOSAL DESCRIPTION:** The applicant is requesting a Critical Area Exemption in order to stabilize a recent landslide. The stabilization of the landslide would protect two Olympic Pipe Line Company petroleum product pipelines. The 12.21 acre subject site is located at 14645 SE Renton-Maple Valley Road and is zoned Resource Conservation (RC). The site is currently vacant and encumbered by steep slopes. The project would involve the construction of a rock buttress to stabilize the landslide, which occurred in January 2009. The applicant is proposing approximately 320 cubic yards of excavation and 780 cubic yards of fill. Access to the site would be gained through the Sunnydale Mobile Home Park. In coordination with the stabilization project the applicant is proposing vegetation maintenance within the mobile home park's stormwater pond. The project site is located within Erosion Hazard, Moderate Landslide and Zone 2 of the Aquifer Protection areas.

**EXEMPTION JUSTIFICATION:** Pursuant to *RMC 4-3-050C.5.a3 Conservation, Enhancement, Education and Related Activities*, of the Critical Areas Regulations is hereby granted:

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<b>X</b>	List out exempt activity and explanation here.
	<b>EXAMPLE:</b> <i>iii. Approved Restoration/Mitigation: Any critical area and/or buffer restoration or other mitigation activities which have been approved by the City.</i>

**FINDINGS:** The proposed development is consistent with the following findings pursuant to RMC section 4-3-050C.5:

1. The activity is not prohibited by this or any other chapter of the RMC or state or federal law or regulation.
2. The activity will be conducted using best management practices as specified by industry standards or applicable Federal agencies or scientific principles if submitted plans are followed and the conditions of approval of this exemption are met.
3. Impacts will be minimized and disturbed areas will be immediately restored, if submitted plans are followed and the conditions of approval of this exemption are met.
4. Where wetland or buffer disturbance occurs during construction or other activities in accordance with this exemption, the site will be revegetated with native vegetation as required as a condition of approval for this exemption.

**DECISION:** An exemption from the critical areas regulations is **approved** for the stream, critical slopes and the high landslide area subject to the following condition of approval.

1. The applicant shall comply with the four mitigation measures issued as part of the Determination of Non-Significance Mitigated, dated March 24, 2010.

SIGNATURE:

\_\_\_\_\_  
[Signature on file]  
C.E. "Chip" Vincent, Planning Director  
Planning Division

\_\_\_\_\_  
Date

**APPEALS: Appeals of permit issuance must be filed with the City of Renton Hearing Examiner by 5:00 p.m. on June 11, 2010.** Appeals must be filed in writing, together with the required fee to the City of Renton Hearing Examiner, City of Renton, 1055 South Grady Way, Renton, WA 98057. City of Renton Municipal Code Section 4-8-110 governs appeals to the Hearing Examiner. Additional information regarding the appeal process may be obtained from the Renton City Clerk's Office, (425) 430-6510.

**EXPIRATION:** Five (5) years from the date of approval (signature date).